BOOK 5266 PAGE 720

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 33,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF MARCH, 19 78

Notary Public

MY COMMISSION EXPIRES: 6-

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TITLE ESCROW, INC., 311 PLUS PARK BLVD., SUITE 218, NASHVILLE, TENNESSEE 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James R. Appleton	Exchange Bond & Mortgage Corporation	12DZ 28850
(NAME)	(NAME)	
3207 Vailview Drive	1835 Savoy Drive, N.E., #205	60-2
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37207	Atlanta, Georgia 30341	58
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, John W. Gardner et ux Margaret E. Gardner

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James R. Appleton et ux Gladys L. Appleton

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

BEING Lot No. 207 on the Plan of Parkwood Estates, Section 3, of record in Plat Book 3300, page 31, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to John W. Gardner and wife, Margaret E. Gardner by deed from Ella Rose Trimble, of record in Book 4465, page 304, said Register's Office.

This conveyance is subject to restrictions of record in Book 3313, page 402, and Book 3616, page 269, said Register's Office.

This conveyance is subject to an anchor easement; a drainage and utility easement; and building lines, of record in Plat Book 3300, page 31, Register's Office, Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements of record.

Unimproved ( )
This is improved (X) property, known as 3207 Vailview Drive Nashville, TN 37207
(House Number) (Street) (P O Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever, and we do covenant with the said GRANTEES that we are lawfully seised and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out, and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders

Witness our hand s this 28TH day of MARCH, 19 78

John W. Gardner

Margaret E. Gardner

BOOK 5266 PAGE 721

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John W. Gardner et ux Margaret E. Gardner

the bargainor, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nasnville, Tennessee, this 28TH day of MARCH 197

Commission expires 6-25-81

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
Davidson County

Before me, a Notary Public within and for the State and County aforesaid, personally appeared and with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the and respectively of the the within named bargainor, a corporation, and that (he / they) as such and, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said as such, and attesting the same by the said as such

Witness my hand and official seal at office at on this the day of, 19

My commission expires

Notary Public

E 5 6 8 1 5

WARRANTY DEED

FROM John W. Gardner

TO James K. Appleton

IDENTIF. REFERENCE

MAR 29 10 45 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

MAR 29 78	CONV	33,900.00			
MAR 29 78	S'TAX		B*	88.14	
MAR 29 78	PR'FEE		B*	.50	
MAR 29 78	W'DEED		B*	4.00	* 92.64

Title Search Inc.
218 Fortune Building 1
311 Plus Park Boulevard
Nashville, Tenn. 37217
Attn: Box #12